

**Public Services**

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May 23, 2016

Mr. Bill Mumford
NNP IV - Cape Fear River, LLC
3410 River Road, Suite 103
Wilmington, NC 28412

**Subject: Stormwater Management Permit No. 2015024R3
Riverlights Master Plan
Overall Low Density Master Permit - REVISION**

Dear Mr. Mumford:

The City of Wilmington Engineering Division has received a request for a revision to the Stormwater Management Permit for The Riverlights Master Permit. Having reviewed the application and all supporting materials, the City of Wilmington has determined that the proposed revision meets the requirements of the City of Wilmington's Comprehensive Stormwater Ordinance.

The revisions include:

- The modification of the Marina Village allocation to include Phase 1B.
- The addition of Conventional (or SF) phases I, IA and II.
- There is no change in the overall impervious area with this revision. The impervious area is being transferred from the future allocation and designated for the Lake Trail project.

Please be aware all terms and conditions of the permit 9/4/2015 remain in full force and effect. Any additional changes to the approved plans must be approved by this office prior to construction. The issuance of the plan revision does not preclude the permittee from complying with all other applicable statutes, rules, regulations or ordinances which may have jurisdiction over the proposed activity, and obtaining a permit or approval prior to construction.

The revised stamped, approved stormwater management drawings will be released for construction by the Wilmington Planning Division under separate cover. Please replace any old plan sheets from the approved set with the new, revised sheet. An electronic copy of the approved drawing set, permit, application and supplementary documents will be maintained by the Wilmington Engineering Division. If you have any questions, or need additional information, please contact Robert Gordon at (910) 341-5856 or rob.gordon@wilmingtonnc.gov

Sincerely,

for Sterling Cheatham, City Manager
City of Wilmington

cc: Kathryn Espinoza PE, McKim & Creed
Ron Satterfield, Wilmington Development Services/Planning

PROJECT: RiverLights

DATE PREPARED: 4/19/2016

DESCRIPTION: Built-Upon- Area Summary

PROJECT NO.: 2735-0000

STORMWATER MASTER PLAN SUMMARY		
	AREA (SF)	AREA (AC)
DEED PROPERTY AREA (DB 5038, PG 428-442)	57,909,099	1329.4
EXISTING RIVER ROAD R/W AREA	1,464,543	33.6
TOTAL PROPERTY AREA (2)	59,373,642	1363.0
TOTAL COASTAL WETLAND AREA (3)	3,249,784	74.6
TOTAL 401/404 WETLAND AREA (4)	3,985,998	91.5
TOTAL SURFACE WATER AREA (5)	2,157,705	49.5
TOTAL PROPERTY AREA (2-3-4-5)	49,980,155	1147.4
PROPOSED IMPERVIOUS AREA (LOW DENSITY - 30%)	14,994,047	344.2
RIVER ROAD REALIGNMENT (SW8 070526)	1,344,620	30.9
MARINA VILLAGE (PHASE 1 AND 1B)	443,730	10.2
AGE QUALIFIED PHASE 1	949,311	21.8
CONVENTIONAL (PHASE 1,2 AND 1A)	1,491,583	34.2
LAKE TRAIL	172,264	4.0
FUTURE DEVELOPMENT	10,592,539	243.2

